

COUNCIL POLICY**CURRENT**

SUBJECT: CAPITAL IMPROVEMENTS PROGRAM FOR PARK AND RECREATION FACILITIES
POLICY NO.: 700-13
EFFECTIVE DATE: August 24, 1981

BACKGROUND:

The Capital Improvements Program, as a part of the annual City budget, shows planned expenditures for park acquisition and development for the succeeding six years. Annually the priorities and long-range plans are reviewed and revised to insure that the development of park and recreational facilities will be responsive to community needs and goals. The Capital Improvements Program establishes the priority of acquisition and development of parks in coordination with available funding, availability of sites in densely populated areas, subdivision activity, General Plan Guidelines and Standards, and mutually beneficial projects with other agencies.

PURPOSE:

To establish a policy for determining the Capital Improvements Program for parks and recreation.

POLICY:

It is the policy of the City Council that the Park and Recreation Element of the Capital Improvements Program shall be prepared and reviewed in the manner outlined below and in accordance with Council Policy 800-06, Capital Improvements Programming.

IMPLEMENTATION:

1. A draft six-year plan will be prepared annually and submitted to the Park and Recreation Board and its committees for review and approval. Following approval of the draft plan incorporating any modifications provided by the Park and Recreation Board, the plan will be submitted for review and approval by the City Manager and City Council.
2. Establishment of Priorities

The following guidelines in the listed order of priority shall be followed in the programming of funds:

 - a. Projects which measurably enhance the safety of the general public and/or City employees.
 - b. Acquisition of park sites - primary emphasis is placed on acquisition of the most suitable or best available park site which is threatened by proposed development. The concept of "land banking" of park sites well in advance of park development is strongly supported.
 - c. Development of City-owned sites in areas of high population, deficient in park and recreation facilities.

- d. In those “in filling” areas of the City which are deficient in park and recreation facilities and where the purchase of acreage for park purposes is not feasible, develop park facilities on school fields or other publically owned lands when such lands can be leased. Among these areas, priority will be given to these communities in which those under the age of 25 years exceed 45% of the population. When such land is not available, develop “linear” parks, mini-parks, and “street scenes” wherever feasible to provide park type facilities and/or create a park type atmosphere to serve residents of the area.
 - e. Capital Outlay Fund augmentation of projects which expend park service fee funds in districts which have significant funds on deposit, when expenditures of such funds will result in the acquisition of a required site or construction of a usable increment of development.
 - f. Projects to reconstruct existing high use facilities whose programs have been limited, or for which operation and maintenance costs have increased due to deterioration of the facility.
 - g. Projects which expand the program capability of an existing facility without significant impact on the operation or maintenance budget.
 - h. The improvement of existing facilities which currently provide a reasonable level of service.
3. The following Funding Sources for Park Acquisition and Development Shall Actively be Pursued:
- a. Capital Outlay Funds - This major funding source varies yearly depending on the availability of other funding sources to accomplish required park acquisitions and improvements.
 - b. General Obligation Bonds - An effective form of funding for park acquisition and development since substantial amounts can be raised, and future users participate in the Payment. Requires’ voter approval.
 - c. Grant Funds - Grant funds from federal and state governments may require a city to raise a share of the total funds from local sources.
 - d. Environmental Growth Fund - Established by voter action in 1972, this represents 25% of the annual income to the City from public utility franchise.
 - e. Park Assessment Districts - Neighborhoods may acquire and/or develop parks by forming districts to assess adjacent property.
 - f. “Subdividers” Park Fees - State legislation enabled San Diego in 1979 to pass an ordinance that required subdividers to contribute to the acquisition and development of public parks.
 - g. “Building Permit” Park Fees - Council passed an ordinance in 1974 requiring that, in connection with a building permit, a developer would contribute to public park acquisition and/or development.
4. The Annual C.I.P. Shall Include:

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- a. Minor Improvement - About \$50,000 annually from Capital Outlay.
- b. Cooperative Park Projects - About \$5,000 annually from Capital Outlay.
- c. Professional Services - About \$30,000 annually from Capital Outlay.

CROSS REFERENCE:

Council Policy 300-07

Council Policy 800-06

Council Policy 700-34

Council Policy 700-35

Administrative Regulation 1.60

Administrative Regulation 1.80

Administrative Regulation 20.15

Administrative Regulation 25.60

Administrative Regulation 25.70

HISTORY:

Adopted by Resolution R-190054 04/11/1967

Amended by Resolution R-197352 07/01/1969

Amended by Resolution R-254869 08/24/1981